

Ariany  
Referens 122425



Your home. Our passion.

## Modern townhouse with Mallorcan character and private pool in Ariany

Byggyta: 187 m<sup>2</sup>  
Tomt: 86 m<sup>2</sup>  
Sovrum: 3  
Badrum: 2  
Havsutsikt: -

Energicertifikat: pågående

Pris: € 750.000,-



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### Detaljer:

In the quiet center of Ariany, this stylish townhouse is being built – a place where modern living and Mediterranean materials come together in perfect harmony. High-quality features, clean lines, and a warm atmosphere make this house a unique retreat.

On the ground floor, an inviting entrance hall leads directly into the living and dining area with an open kitchen – ideal for a relaxed, open lifestyle. A guest toilet, utility room, and access to the private courtyard with pool provide additional everyday comfort.

The first floor offers 2 double bedrooms, each with its own bathroom, as well as a practical laundry room.

On the second floor, there is another bedroom with access to a private terrace – the perfect spot to enjoy peace and views.

Natural materials such as rustic Marés stone, warm stone-look tiles, and decorative wooden elements give the house character and Mediterranean charm. Modern underfloor heating and a central air conditioning system ensure year-round comfort. A rooftop solar system provides sustainable energy use.

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### Läge & omgivningar:

Ariany is a little rural village in the north of the island with about 800 inhabitants. In 1982 it was separated politically from the municipality of Petra. The surroundings of Ariany consist mainly of agriculture land.



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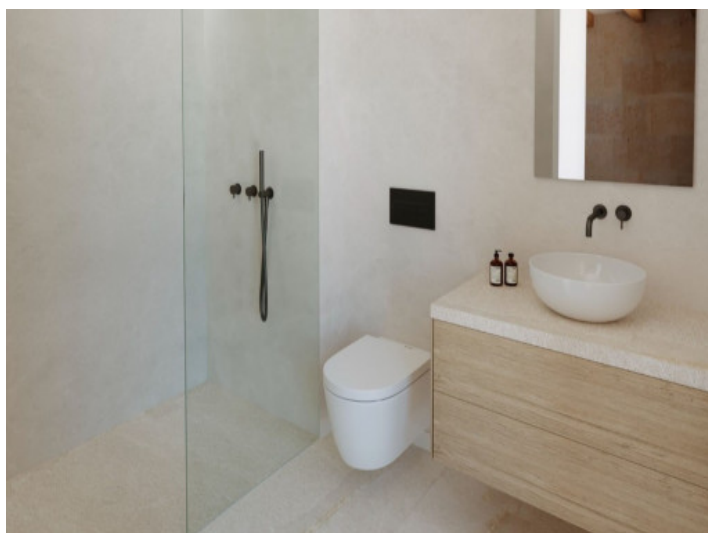


All information is correct to the best of our knowledge. Errors and prior sale excepted. This prospectus is purely for information purposes. Only the notarized deed of sale is legally binding.

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